

SNAPSHOT of HOME Program Performance--As of 09/30/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Detroit

State: MI

PJ's Total HOME Allocation Received: \$221,441,091

PJ's Size Grouping*: A

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	A	Overall
				PJs in State:	20		
Program Progress:							
% of Funds Committed	92.72 %	93.28 %	13	94.94 %	26	31	
% of Funds Disbursed	85.84 %	84.84 %	13	84.35 %	53	45	
Leveraging Ratio for Rental Activities	2.68	3.17	8	4.59	21	34	
% of Completed Rental Disbursements to All Rental Commitments***	86.89 %	89.20 %	17	81.38 %	51	35	
% of Completed CHDO Disbursements to All CHDO Reservations***	72.41 %	71.50 %	14	68.05 %	63	49	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	89.08 %	87.38 %	6	79.65 %	79	67	
% of 0-30% AMI Renters to All Renters***	53.91 %	51.82 %	8	44.76 %	77	69	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	97.77 %	97.46 %	11	94.31 %	49	43	
Overall Ranking:			In State:	12 / 20	Nationally:	58	59
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$29,565	\$26,516		\$25,245	3,819 Units	71.80 %	
Homebuyer Unit	\$25,903	\$17,545		\$14,395	817 Units	15.40 %	
Homeowner-Rehab Unit	\$37,364	\$22,771		\$20,186	256 Units	4.80 %	
TBRA Unit	\$18,778	\$6,250		\$3,142	425 Units	8.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (297 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Detroit MI

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

PJ:
State: *
National: **

Rental

\$108,343
\$80,925
\$88,539

Homebuyer

\$90,437
\$72,008
\$71,594

Homeowner

\$37,974
\$19,362
\$22,853

CHDO Operating Expenses:
(% of allocation)

PJ: 2.9 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.07

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	4.1	8.2	16.0	0.9
Black/African American:	93.6	82.6	82.4	99.1
Asian:	0.0	0.0	0.0	0.0
American Indian/Alaska Native:	0.0	0.4	0.4	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.1	0.1	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.2	0.6	0.0	0.0
Asian/Pacific Islander:	0.3	0.2	0.0	0.0

ETHNICITY:

Hispanic	1.8	7.8	1.2	0.0
----------	---	---	---	---

HOUSEHOLD SIZE:

1 Person:	58.0	29.1	37.9	2.6
2 Persons:	19.3	28.6	30.5	27.1
3 Persons:	12.2	19.0	14.1	33.2
4 Persons:	6.4	13.7	9.8	21.4
5 Persons:	2.8	6.2	4.7	10.1
6 Persons:	1.0	2.0	3.1	4.5
7 Persons:	0.3	1.1	0.0	0.7
8 or more Persons:	0.1	0.2	0.0	0.5

HOUSEHOLD TYPE:

Single/Non-Elderly:	37.0	39.8	21.5	8.7
Elderly:	30.9	1.7	33.2	2.8
Related/Single Parent:	25.0	45.7	30.9	86.8
Related/Two Parent:	4.1	11.5	9.4	1.4
Other:	3.0	1.3	5.1	0.2

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	27.6	0.1 #
HOME TBRA:	0.5	
Other:	4.9	
No Assistance:	66.9	

of Section 504 Compliant Units / Completed Units Since 2001 2

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Detroit State: MI Group Rank: 58
(Percentile)
State Rank: 12 / 20 PJs Overall Rank: 59
(Percentile)
Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	86.89	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.30%	72.41	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	89.08	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.50%	97.77	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.060	3.03	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

